

## PART III - ZONES

### 3.1 ZONES SPECIFIED IN THE SCHEME

Land other than land reserved under Part 2 of the Scheme is divided into the following zones, as indicated on Table 1 appended to Clause 3.3:

- \* Residential
- \* Retail Shopping
- \* Office/Showroom
- \* Light Industry
- \* Hotel
- \* Service Station
- \* Development
- \* Special Use *AMD 97 GG 22/11/96*

#### 3.1.1 Zones on Scheme Maps

The zones are delineated and indicated on the Scheme maps according to the legend thereon.

### 3.2 PERMITTED USES

Table 1 appended to Clause 3.3 indicates the uses permitted by the Scheme in the several zones, such uses being determined by cross reference between the list of "Use Classes" and the list of "Zones" in that Table.

### 3.3 SYMBOLS

Table 1 is appended to this clause and contains symbols which carry the following meanings:

- "P" - a use that is permitted under this Scheme;
- "AA" - a use that is not permitted unless approval is granted by the Council;
- "IP" - a use that is not permitted unless such use is incidental to the predominant use as decided and approved by Council;
- "X" - a use that is not permitted.

### 3.4 GENERAL TERMS AND PARTICULAR CASES

Where in Table 1 a particular use is mentioned it is deemed to be excluded from any use class which by its more general terms would otherwise include that more particular use.

### 3.5 USES MARKED "AA"

Where application is made for approval by the Council of a use marked "AA" in Table 1, Council may if it considers it desirable to do so, require the procedures laid down in Clause 6.3 to be followed.

### 3.6 USES NOT LISTED

Uses not mentioned in Table 1 or not included in the general terms of any use class are deemed to be not permitted, unless special approval is granted by the Council in accordance with the procedures set out in Part 6 of the Scheme.

**TABLE I - USE CLASS TABLE**

**KEY TO COLUMNS:**

<b>ZONES</b>	1 OFFICE	5 LIGHT INDUSTRIAL
	2 RESIDENTIAL	6 HOTEL
	3 RETAIL SHOPPING	7 SERVICE STATION
	4 OFFICE/SHOWROOM	8 DEVELOPMENT
		9 SPECIAL PURPOSE - SITE 1
		10 SPECIAL USE AMD 97 GG 22/11/96

	Use Classes									
	1	2	3	4	5	6	7	8	9	10
1. Amusement Parlour	X	X	X	X	X	X	X	X	X	
2. Auction Mart	X	X	X	X	AA	X	X	AA	X	
3. Betting Shop	AA	X	AA	X	X	AA	X	AA	X	
4. Boarding House	X	X	X	X	X	X	X	AA	X	
5. Boat Sales Yard	X	X	X	X	AA	X	X	X	X	
6. Cabin or Chalet	X	X	X	X	X	X	X	X	X	
7. Camping Area	X	X	X	X	X	X	X	AA	X	
8. Caravan or Trailer Yard	X	X	X	X	AA	X	X	X	X	
9. Caravan Park	X	X	X	X	X	X	X	X	X	
10. Caretaker's Dwelling	AA	P	IP	AA	IP	AA	X	AA	P	
11. Car Park	AA	AA	P	P	P	P	P	AA	P	
12. Car Sales Yard	X	X	X	X	AA	X	X	X	X	
13. Car Wash Station	X	X	X	X	AA	X	P	AA	X	
14. Child Day Care Centre	AA	AA	AA	AA	X	X	X	AA	P	
15. Cinema/Theatre	X	X	AA	AA	X	X	X	AA	AA	
16. Civic Building	P	X	X	X	X	X	X	AA	P	
17. Club Premises	AA	X	AA	AA	X	AA	X	AA	AA	
18. Construction Yard	X	X	X	X	P	X	X	X	X	
19. Consulting Room	P	X	P	P	X	X	X	AA	AA	
20. Consulting Rooms	P	X	P	P	X	X	X	AA	AA	
21. Drive-in Theatre	X	X	X	X	X	X	X	X	X	
22. Dwelling House - Single	AA	P	X	X	X	X	X	AA	X	
23. Dwelling House - Grouped/Attached	AA	AA	X	X	X	X	X	AA	X	
24. Dwelling House - Multiple	X	X	X	X	X	X	X	X	X	
25. Educational Establishment	AA	X	X	X	X	X	X	AA	P	
26. Fast Food Outlet	X	X	X	X	X	X	X	AA	X	
27. Fuel Depot	X	X	X	X	AA	X	X	X	X	
28. Funeral Parlour	AA	X	AA	AA	AA	X	X	AA	AA	
29. Health Studio	AA	X	AA	AA	X	IP	X	AA	AA	
30. Hire Service	X	X	AA	X	AA	X	X	AA	X	
31. Home Business AMD 130 GG 8/12/00	AA	AA	X	X	X	X	X	X	X	
32. Home Occupation AMD 130 GG 8/12/00	IP	P	X	X	X	X	X	AA	X	

REFER TO SCHEDULE 5

**TABLE I - USE CLASS TABLE (CONTINUED)**

**KEY TO COLUMNS:**

<b>ZONES</b>	1 OFFICE	5 LIGHT INDUSTRIAL
	2 RESIDENTIAL	6 HOTEL
	3 RETAIL SHOPPING	7 SERVICE STATION
	4 OFFICE/SHOWROOM	8 DEVELOPMENT
		9 SPECIAL PURPOSE - SITE 1
		10 SPECIAL USE

	Use Classes									
	1	2	3	4	5	6	7	8	9	10
33. Horticultural Pursuit	X	X	X	X	X	X	X	AA	X	
34. Hospital	X	X	X	X	X	X	X	AA	AA	
35. Hostel	X	X	X	X	X	X	X	AA	AA	
36. Hotel	X	X	X	X	X	P	X	AA	AA	
37. Industrial - extractive	X	X	X	X	X	X	X	X	X	
38. Industrial - general	X	X	X	X	AA	X	X	X	X	
39. Industrial - hazardous	X	X	X	X	X	X	X	X	X	
40. Industrial - light	X	X	X	X	P	X	X	X	X	
41. Industrial - noxious	X	X	X	X	X	X	X	X	X	
42. Industrial - service	X	X	X	X	AA	X	X	X	X	
43. Kennels	X	X	X	X	X	X	X	X	X	
44. Lunch Bar	AA	X	P	AA	AA	X	X	AA	AA	
45. Market	X	X	P	X	X	X	X	AA	X	
46. Medical Centre	AA	X	P	P	X	X	X	AA	AA	
47. Milk Depot	X	X	X	X	P	X	X	AA	X	
48. Motel	X	X	X	X	X	AA	X	AA	X	
49. Motor Vehicle Assembly	X	X	X	X	AA	X	X	X	X	
50. Museum	AA	X	X	AA	X	X	X	AA	P	
51. Night Club	X	X	X	X	X	IP	X	AA	AA	
52. Nursery	X	X	AA	X	AA	X	X	AA	X	
53. Office - General	P	X	IP	P	AA	IP	IP	AA	P	
54. Office - Professional	P	X	P	P	AA	X	X	AA	P	
55. Office - Service	P	X	P	P	X	X	X	AA	P	
56. Prison	X	X	X	X	X	X	X	X	X	
57. Produce Store	X	X	AA	X	X	X	X	X	X	
58. Public Assembly	X	X	X	X	X	X	X	AA	P	
59. Public Utility	AA	AA	AA	AA	AA	AA	AA	AA	AA	
60. Public Worship	X	X	AA	AA	X	X	X	AA	AA	
61. Reception Lodge	X	X	AA	X	X	IP	X	AA	P	
62. Recreation - Private	AA	X	AA	AA	AA	AA	X	AA	P	
63. Recreation - Public	AA	AA	AA	AA	AA	AA	X	AA	P	

REFER TO SCHEDULE 5

### TABLE 1 - USE CLASS TABLE (CONTINUED)

<b>ZONES</b>	1 OFFICE	5 LIGHT INDUSTRIAL
	2 RESIDENTIAL	6 HOTEL
	3 RETAIL SHOPPING	7 SERVICE STATION
	4 OFFICE/SHOWROOM	8 DEVELOPMENT
	9 SPECIAL PURPOSE - SITE 1	10 SPECIAL USE

	Use Classes									
	1	2	3	4	5	6	7	8	9	10
64. Reformatory	X	X	X	X	X	X	X	X	X	
65. Residential Building	X	AA	X	X	X	X	X	AA	AA	
66. Restaurant	AA	X	AA	AA	X	IP	X	AA	P	
67. Salvage Yard	X	X	X	X	AA	X	X	X	X	
68. Service Station	X	X	X	X	X	X	P	AA	X	
69. Shop	X	X	P	IP	AA	IP	IP	AA	AA	
70. Shopping Centre	X	X	P	X	X	X	X	AA	X	
71. Showroom	X	X	AA	P	IP	X	X	AA	X	
72. Storage Yard	X	X	X	X	AA	X	X	X	X	
73. Tavern	X	X	X	X	X	AA	X	AA	AA	
74. Trade Display	X	X	X	X	AA	X	X	AA	AA	
75. Transport Depot	X	X	X	X	AA	X	X	X	X	
76. Vehicle Wrecking	X	X	X	X	X	X	X	X	X	
77. Veterinary Consulting Rooms	AA	X	P	AA	X	X	X	AA	AA	
78. Veterinary Hospital	X	X	X	X	AA	X	X	AA	X	
79. Warehouse	X	X	IP	IP	P	X	X	X	X	
80. Woodyard	X	X	X	X	P	X	X	X	X	
81. Any other use not included above (see clause 3.6)	AA	AA	AA	AA	AA	AA	AA	AA	AA	

REFER TO SCHEDULE 5

**NOTE:**

- (1) Group and Attached Dwellings are not permitted in the Residential R10 and R12.5 as per clause 5.3.1.
- (2) *DELETED BY AMD 99 GG 5/9/97*
- (3) The provision of Table 1 relating to Multiple Dwellings in the Residential zone do not apply to development on No 84 (Lot 195) and Lot 343 Clement Street, Swanbourne. *AMD 62 GG 22/4/94*
- (4) Refer Clause 5.15 relating to the Development Zone for permissible uses applicable to the 'Old Swanbourne Hospital Precinct. *AMD 158 GG 8/11/05*